LOT 13 STONEHENGE PHASE 2.
WD 1066-1127.

PODLASZEWSKI LEWIS
P O BOX 144
LAKE CITY, FL 32056-0144

2026

23-4S-16-03099-213

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

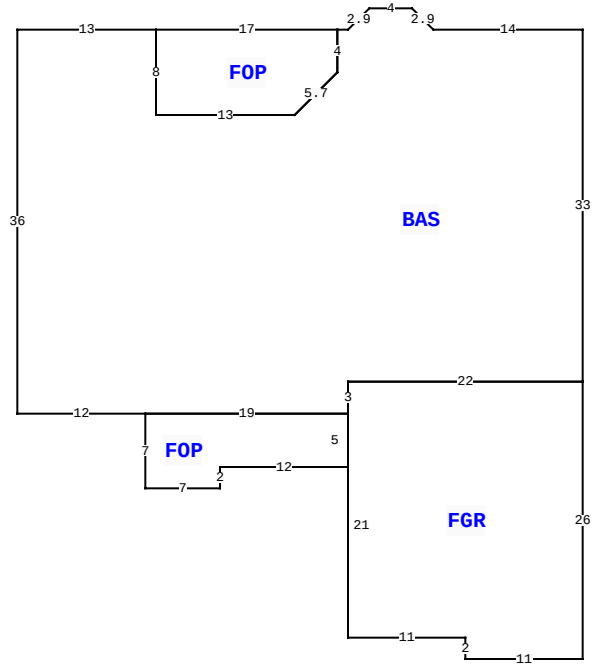
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	23416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,726	100		1,726	184,166
FGR	550	55		302	32,223
FOP	109	30		33	3,521
FOP	128	30		38	4,055
TOTALS	2,513			2,099	223,966

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,099	117.6120	131.73	276,501	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2007 Heated Area: 1726 HX Base Yr 2007



109 SW LANCELOT GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		223,966
TOTAL MARKET OB/XF VALUE		5,304
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		264,270
SOH/AGL Deduction		96,720
ASSESSED VALUE		167,550
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		116,828
TOTAL JUST VALUE		264,270
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		267,035

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046650	Roof Replacement	25,060	03/06/2023
24036	SFR	549	01/12/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1066/1127	11/23/2005	WD	Q	V		40,000

GRANTOR: WILLIAMS & MHATRE

GRANTEE: LEWIS PODLASZEWSKI

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 L2 U2 W4 D2 L2 W1 FOP= W17 S8 E13 R4 U4 N4$ S4 D4 L4 W13 N8 W13 S36 E12 FOP= S7 E7 N2 E12 N5 W19$ E19 FGR= S21 E11 S2 E11 N26 W22 S3$ N3 E22 N33$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC,PAVMT	0	100	0	0	1,768.00	UT	3.00	3.00	100	2006	2006	3	100	5,304	

LAND DESCRIPTION

TOTAL OB/XF 5,304

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 02/26/2025 BY KS Total Acres: 0.51 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/18/2025 BY SYS